Davidson County DEEDQC
Recvd: 06/12/15 10:18 3 pgs
Fees:17.00 Taxes:0.00
20150612-0055746

This Instrument Prepared By & Return To:
Foundation Title and Escrow Series, LLC
9045 Carothers Parkway, Ste. 202
Franklin, TN 37067

QUITCLAIM DEED

NEW OWNER:	**SEND TAX BILLS TO:**	**MAP/PARCEL**
Phillip & Robin Scruggs	SAME	171 03 0A 015.00
5125 Fredericksburg Way		
Brentwood TN, 37027		

For and in consideration of the sum of One Dollar ($1.00) cash in hand paid by GRANTEE, the receipt of which is hereby acknowledged, **Luis Fernando Rodriguez, married** hereinafter called the GRANTOR, does hereby quitclaim and convey unto **Phillip H. Scruggs and Robin E. Robinson** GRANTEE, all right, title and interest in the said property listed below:

Land in Davidson County, Tennessee, being Lot No. 123 on the Plan of Section 1B Fredericksburg, of record in Book 7900, Page 552 and corrected by Surveyor's Certificate of Correction of record in Book 9459 Page 129 said Registers Office to which reference is hereby made for a more complete description.

Being the same property conveyed to Phillip H. Scruggs and Robin E. Robinson by Warranty Deed from Luis Fernando Rodriguez and Kimberly S. Rodriguez, husband and wife dated May 17, 2007 and recorded June 1, 2007 as Instrument No. 20070601-0064932, in said Register's Office for Davidson County, Tennessee.

This is un- improved property located at ***5125 Fredericksburg Way East, Brentwood, TN 37027***

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the GRANTOR has hereunder set his/her/their hand(s) this 20th day of May, 2015.

Luis Fernando Rodriguez

STATE OF Georgia
COUNTY OF Fulton

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Luis Fernando Rodriguez** the bargainor(s) with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 20th day of May, 2015

My Commission Expires: 4/28/19

NOTARY PUBLIC

DELLA REID NOTARY PUBLIC FULTON COUNTY GA EXPIRES GEORGIA APRIL 28, 2019

STATE OF TENNESSEE
COUNTY OF Wilson

The actual consideration for this transfer is $0.00. This deed being recorded to correct the legal description in Warranty Deed recorded in Instrument No. 20070601-0064932, Register's Office Davidson County, Tennessee

AFFIANT

Subscribed and sworn to before me, this 12th day of June, 2015.

NOTARY PUBLIC

My Commission Expires: 4/2/18

CONNIE J. BUCHANAN STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY, TN

True Copy Certification

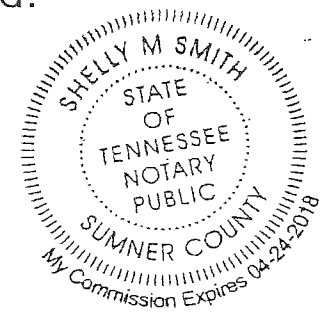
I, Connie Buchanan, do hereby make oath that I am the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true correct copy of the original document executed and authenticated according to law.

Connie Buchanan

Connie Buchanan

State of Tennessee/ County of Wilson SS:

Personally appeared before me, Shelly M. Smith, a notary public for this County and State, Connie Buchanan, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.



Shelly M Smith

Shelly M. Smith